

MINUTES  
TOWN OF GROTON  
HISTORIC DISTRICT COMMISSION  
JULY 1, 2014 - 7:00 P.M.  
GROTON TOWN HALL ANNEX - COMMUNITY ROOM 2

Members Present: Moriarty, Brady, Everett, Kimenker  
Alternates Present: Brewer, Levenson  
Absent: Somers  
Staff: Quinn, Galetta

Chairperson Moriarty called the meeting to order at 7:00 p.m. and sat Levenson for Somers.

MOTION: To waive the reading of the hearing procedure.

Motion made by Moriarty seconded by Kimenker, so voted unanimously.

Brady read the call of the hearing.

I. PUBLIC HEARINGS

HDC 14-26 – 8 Latham Street; William O'Donnell & Monica Bean, owners/applicants; Modify COA #1918. PIN #261806392902

Bill O'Donnell and Monica Bean presented to the Commission to request a modification to a previously issued certificate of appropriateness for the property they own at 8 Latham Street. The approved plan calls for a covered deck in the back of the house. The application is to change it back to their original plan of an uncovered deck with a balcony over it on the second floor. The footprint of the deck doesn't change at the first level; however, the second level will not have the overhang thereby shortening the roof.

The following exhibits were presented:

- Elevation drawings

Chairperson Moriarty asked for comments in favor or against and there were none. The public hearing was closed at 7:06 p.m.

HDC 14-27 – 18 Elm Street; Christopher Helal, owner/applicant; Shed. PIN #261918218083

Chris Helal, owner of 18 Elm Street, presented to the Commission to propose the installation of a shed. Previously he received Commission approval for the removal of two sheds and a playhouse. The new shed, which is 10' x 12", will be located in the area where the playhouse was removed.

The following exhibits were presented:

- Plot plan
- Photographs
- Shed spec sheet

Chairperson Moriarty asked for comments in favor or against and there were none. The public hearing was closed at 7:12 p.m.

The public hearing portion of the meeting was closed at 7:12 p.m.

## II. DISCUSSION ON ITEMS OF PUBLIC HEARING

HDC 14-26 – 8 Latham Street

MOTION: To grant a Certificate of Appropriateness as submitted.

Motion made by Kimenker seconded by Levenson, so voted unanimously. Issued Certificate of Appropriateness #1944

HDC 14-27 – 18 Elm Street

MOTION: To grant a Certificate of Appropriateness as submitted.

Motion made by Kimenker seconded by Levenson, so voted unanimously. Issued Certificate of Appropriateness #1945

## III. PRE-APPLICATION HEARINGS

Stephen Burdick, of Burdick's Renovation and Remodeling, Inc., appeared before the Commission on behalf of Leah Hartman owner of 105 River Road. The existing front deck has been deemed unsafe by two independent carpenters. Inspection Services staff will inspect it as well. The applicant is proposing to tear down the deck and replace like for like. The deck will be a replica of what currently exists however new materials will be used. The Commission requested a material list and photographs for the public hearing. Additionally, 18" will be added to the deck to bring it even with the cornerboard.

Brad and Pam Horn, owners of 23 Library Street, appeared before the Commission to begin the process of rebuilding the property. All that remains is the foundation and a detached garage. The plan is to reuse the foundation which is in good shape and leave the garage. The Horn's are not sure what style to build in yet, but they are working with Architect Jim Gibbs. They understand that it is a prominent location and they are committed to making it into something that will fit in with Mystic. They hope to move fast and build something in 2014.

## IV. PUBLIC COMMUNICATIONS – None

## V. APPROVAL OF THE MINUTES OF June 17, 2014

MOTION: To approve the minutes of June 17, 2014.

Motion made by Kimenker, seconded by Brady, so voted unanimously.

## VI. OLD BUSINESS – None

## VII. NEW BUSINESS – None

## VIII. ADJOURNMENT

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Motion to adjourn at 7:37 p.m. made by Brady, seconded by Kimenker, so voted unanimously.

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Todd Brady, Secretary  
Historic District Commission

Prepared by Lynda Galetta, Office Assistant II